



CORPORATION OF THE CITY OF NEW WESTMINSTER

## COUNCIL IN COMMITTEE OF THE WHOLE

August 27, 2007 3:16 p.m.  
Committee Room 2, City Hall

### MINUTES

#### PRESENT:

Mayor Wayne Wright  
Councillor Jonathan Cote  
Councillor Calvin Donnelly  
Councillor Bill Harper  
Councillor Bob Osterman  
Councillor Betty McIntosh  
Councillor Lorrie Williams

#### STAFF:

Mr. Paul Daminato	- City Administrator
Mr. Rick Page	- Corporate Officer/Director of Legislative Services
Ms. Lisa Spitale	- Director of Development Services
Mr. Steven Lan	- Acting Director of Engineering Services
Mr. Gary Holowatiuk	- Director of Finance
Mr. Dean Gibson	- Director of Parks and Recreation
Dep. Chief M. Judd	- Police Services
Ms. Judi Turner	- Assistant Corporate Officer

#### ADDITIONS TO AGENDA

The agenda was varied as follows:

- Family Court Committee Youth Criminal Justice Panel (added as Item 13)
- Item 7 tabled.

#### MOVED and SECONDED

*THAT* Item 7, (Proposed Official Community Plan Amendment for former St. Mary's Hospital Site – 200 & 220 Royal Avenue, 208 Cunningham Street, 201/205/207 Agnes Street, and portions of St. Mary's Street and Cunningham Street (Bylaw No. 7178, 2007)), be tabled to a future meeting.

**CARRIED.**

All members of Committee voted in favour of the motion.

## REPORTS FOR ACTION

### Director of Legislative Services:

1. [Proposed Amendments to Terms of Reference – Bicycle/Pedestrian Advisory Committee](#)

Concern was raised that the proposed Terms of Reference of the Bicycle/Pedestrian Advisory Committee do not encompass a pedestrian component. It was also suggested that the membership should be varied to include a senior member who is a pedestrian and a member from the Special Services and Access Committee.

**MOVED and SECONDED**

*THAT the Bicycle/Pedestrian Advisory Sub-Committee Terms of Reference be referred to staff for revisions to include a pedestrian component and for revisions to membership.*

All members of Committee voted in favour of the motion.

### Director of Engineering Services:

2. [8<sup>th</sup> St. at Hamilton St. – Pedestrian Safety Review](#)

**MOVED and SECONDED**

*THAT the August 27, 2007 report from the Director of Engineering Services, advising of the intent to install a pedestrian signal at the intersection of Eighth Street and Hamilton, be received.*

**CARRIED.**

All members of Committee voted in favour of the motion.

3. [Award of Contract for the Twelfth Street Improvement Program \(between Sixth Avenue and Eighth Avenue\)](#) August 27, 2007 report

In response to a question about saving trees, the Acting Director of Engineering Services advised that the mature trees on the site have been analyzed and must be removed. Steve Day, Engineering Technologist, explained the tree replacement program and anticipated growth.

**\*\* MOVED, SECONDED and CARRIED, this Committee recommends**

*THAT the contract for Twelfth Street Improvements between Sixth Avenue and Eighth Avenue be awarded to Winvan Paving Ltd. for the tendered amount of \$1,012,612.16, representing the best overall value to the City.*

All members of Committee voted in favour of the motion.

4. [Appointment of Alternate Subdivision Approving Officers](#)

\*\* **MOVED, SECONDED and CARRIED, this Committee recommends**

*THAT the following Staff be designated Alternate Subdivision Approving Officers:*

- *Lisa Spitale, Director of Development Services*
- *Steven Lan, Assistant Director of Engineering Services.*

All members of Committee voted in favour of the motion.

5. [Construction Noise Bylaw Variance – Border Infrastructure Program – Queensborough Interchange and Howe Street Overpass](#) (August 27, 2007 report)

Members debated the merits of requiring more frequent submissions for noise bylaw variances than are laid out in the staff report as a problem management measure for the community. Roger Emanuels, Coordinator of Design and Construction, advised that the longer noise bylaw variance would apply to light duty night time work only. The project coordinators would have to liaise with the City for any variances related to heavy work.

**MOVED and SECONDED**

*THAT the request for a construction noise bylaw variance from the Border Infrastructure Program to allow “light duty” night time work on the Queensborough Interchange and the Howes Street Overpass for the period September 1, 2007 to December 31, 2007, be approved and;*

*THAT a two day construction noise bylaw variance for “heavy duty” work to proceed within the hours of 8:00 pm to 11:00 pm be approved subject to, and in accordance with the conditions contained in the August 27, 2007 report from the Director of Engineering Services.*

**DEFEATED.**

Opposed: Councillors Cote, Harper, Osterman and Williams and Mayor Wright.

\*\* **MOVED, SECONDED and CARRIED, this Committee recommends**

*THAT the request for a construction noise bylaw variance from the Border Infrastructure Program to allow “light duty” night time work on the Queensborough Interchange and the Howes Street Overpass for the period September 1, 2007 to October 31, 2008, be approved and;*

*THAT a two day construction noise bylaw variance for “heavy duty” work to proceed within the hours of 8:00 pm to 11:00 pm be approved subject to, and in accordance with the conditions contained in the August 27, 2007 report from the Director of Engineering Services.*

Opposed: Councillors McIntosh and Donnelly.

**Director of Development Services:**

6. [Proposed Rezoning of 126, 128, 130 Agnes Street and 127 and 131 Dickenson Street, a portion of Dickenson Street and all of Sarnia Street and Albert Crescent: \(Bylaw Nos. 7179 & 7180, 2007\)](#)  
[\(a\) Advisory Planning Commission's report dated January 5, 2007](#)  
[\(b\) Director of Development Services' report dated August 27, 2007](#)

Councillor Donnelly left the meeting at 3:35 p.m. citing a potential conflict of interest as he has an interest in the property at 127 Dickenson Street, which was also his first family home.

Jim Hurst, Senior Planning Analyst, displayed elevations and reviewed the August 27, 2007 report from the Director regarding an application to rezone 126, 128, 130 Agnes Street and 127 and 131 Dickenson Street, a portion of Dickenson Street and all of Sarnia Street and Albert Crescent to allow development of a 121 unit residential development. The Planning Analyst responded to questions and referred members to plans which had been circulated (which will be added to the agenda package).

**MOVED and SECONDED**

*THAT the January 5, 2007 report from the Advisory Planning Commission regarding 127 Dickenson Street and the report from the Director of Development Services, dated August 27, 2007 be received.*

**CARRIED.**

All members of Committee present voted in favour of the motion.

- \*\* **MOVED, SECONDED and CARRIED, this Committee recommends**  
*THAT Zoning Amendment Bylaw No. 7179, 2007 be forwarded to the Regular Council meeting of August 27, 2007, for consideration of first and second readings;*  
*THAT Zoning Amendment Bylaw No. 7180, 2007 be forwarded to the Regular Council meeting of August 27, 2007, for consideration of first and second readings, and*  
*THAT Council issue notice that it intends to consider a motion to approve and issue Development Permit 002 (AC) with variances.*

All members of Committee present voted in favour of the motion.

Councillor Donnelly rejoined the meeting at 3:50 p.m.

7. [Proposed Official Community Plan Amendment for former St. Mary's Hospital Site – 200 & 220 Royal Avenue, 208 Cunningham Street, 201/205/207 Agnes Street, and portions of St. Mary's Street and Cunningham Street \(Bylaw No. 7178, 2007\)](#)

This item was tabled to a future meeting.

8. [Proposed Social Planning Role and Workplan](#)

The Director of Development Services reviewed the August 21, 2007 report regarding the role and proposed preliminary work plan for the City's new Social Planner. John Stark, Social Planner, was present. Members welcomed Mr. Stark to the City and outlined areas where his input will advance a number of issues.

**MOVED and SECONDED**

*THAT the August 21, 2007 report from the Director of Development Services regarding the role and proposed work plan for the City's new Social Planner, be received.*

**CARRIED.**

All members of Committee voted in favour of the motion.

9. [Redevelopment of the Garfield Hotel Site – Lookout Emergency Aid Society](#)

The Director of Development Services reviewed the August 22, 2007 report regarding a rezoning application for the redevelopment of the Garfield Hotel site at 1105 Royal Avenue for a new transitional and second stage housing facility.

**MOVED and SECONDED**

*THAT the August 22, 2007 report from the Director of Development Services regarding regarding a rezoning application for the redevelopment of the Garfield Hotel site at 1105 Royal Avenue for a new transitional and second stage housing facility, be received.*

**CARRIED.**

All members of Committee voted in favour of the motion.

10. [305 and 307 Carnarvon Street – Heritage Revitalization Agreement \(Bylaw No. 7166, 2007\)](#) (circulated separately)

The Director of Development Services reviewed the August 27, 2007 report regarding an application for an HRA at 305 and 307 Carnarvon Street (Maria Keary Cottages) for a transition housing development. She circulated a Section 219 Covenant between Westcoast Genesis Society and the Provincial Rental Housing Corporation and the Homeowner Protection Office and the City of New Westminster (which will be added to the Agenda package). A model of the project was displayed.

In response to questions, the Director advised that the City will henceforth use covenants to stipulate expectations regarding ongoing management practices and to set out how breaches will be addressed.

Andrew Boyd representing Genesis House was present and responded to questions, noting he met with representatives from the Day Care Centre to discuss issues and followed up with a concern raised in the petition.

Members commented on the proposal.

- \*\* MOVED, SECONDED and CARRIED, this Committee recommends**  
*THAT Heritage Revitalization Agreement (305/307 Carnarvon Street) Bylaw No. 7166, 2007 be forwarded to the Regular Council Meeting of August 27, 2007 for consideration of two readings.*

All members of Committee voted in favour of the motion.

- 11. Proposed Workplan for New Downtown OCP & Commercial Areas update**  
(circulated separately)

Members discussed the August 22, 2007 report from the Assistant Director of Development Services presenting the update workplan for the Downtown Sustainable Plan and a new Downtown OCP. Issues that were raised included:

- Consult with all relevant City Committees, perhaps as one group
- Determine how various matters will be included in the model (open/public space, building form and height, viewsapes, environmental strategy)
- Discussion with Council and the community is required

- \*\* MOVED, SECONDED and CARRIED, this Committee recommends**  
*THAT Option 1 of the August 22, 2007 report from the Director of Development Services, directing staff to commence work on the Downtown Sustainable Plan and the new Downtown Official Community Plan based on the updated work plan presented in the report, be approved.*

All members of Committee voted in favour of the motion.

#### **COMMITTEE MINUTES AND RECOMMENDATIONS:**

- 12. Special Services & Access Committee meeting held July 5, 2007.**

**MOVED and SECONDED**

*THAT the minutes of the Special Services and Access Committee meeting held on July 5, 2007, be received and adopted.*

**CARRIED.**

All members of Committee voted in favour of the motion.

- 13. Family Court Committee – Youth Criminal Justice Panel**

Councillor McIntosh, representing the Family Court Committee, requested authority to conduct a Youth Criminal Justice Panel on the topic of restorative justice.

- \*\* **MOVED, SECONDED and CARRIED, this Committee recommends**  
*THAT the Family Court Committee sponsored request for a Youth Criminal Justice Panel event on restorative justice be approved for November 1, 2007 at Century House; and*  
*THAT funding be approved up to \$1000 for refreshments and related costs.*

**CARRIED.**

All members of Committee voted in favour of the motion.

## ADJOURNMENT

**ON MOTION**, the meeting adjourned at 4:29 p.m.

Certified Correct,

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**WAYNE WRIGHT, CHAIR**

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**RICK PAGE  
CORPORATE OFFICER**

- \*\* Denotes recommendations referred to Regular Council meeting of August 27, 2007, for ratification.